PRELIMINARY ENVIRONMENTAL ASSESSMENT REPORT
AMERICAN CUSHION MANUFACTURING COMPANY
WHITTIER, CALIFORNIA

PROJECT 240561

PREPARED FOR

HELFERTY & DEBEIKES PROPERTY
2300 Michelson Drive, Suite 200
Irvine, California 92715-1336

PREPARED BY

IT CORPORATION
17461 Derian Avenue, Suite 190
Irvine, California 92714

SEPTEMBER 1987

PRELIMINARY ENVIRONMENTAL ASSESSMENT REPORT
AMERICAN CUSHION MANUFACTURING COMPANY
12353 EAST WHITTIER BOULEVARD
WHITTIER, CALIFORNIA
PROJECT 240561

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AMERICAN CUSHION MANUFACTURING COMPANY
WHITTIER, CALIFORNIA
PROJECT 240561

1.0 INTRODUCTION

1.1 PURPOSE AND SCOPE OF WORK

The purpose of this preliminary environmental assessment is to determine if contamination exists at the site vacated by American Cushion Manufacturing Company, located at 12353 East Whittier Boulevard, Whittier, California. This assessment provides an overview of the site, its history, and limited analytical assessment. It is not intended to provide specific lateral, vertical, or areal limitations of contamination.

The scope of work included the following tasks:

- Perform a historical review to determine the past use of the site, notices of violations, and past and present permits from the applicable agenices.
- Hand auger and analyze near-surface, composite soil samples in areas of potential contamination.
- Analyze soil samples for volatile organic compounds, semi-volatile organic compounds, total petroleum hydrocarbons and California Administrative Code (CAC) metals.

1.2 HISTORICAL REVIEW

1.2.1 Project Site History

The project site is listed by the Los Angeles County Assessor as Parcel Number 9688-8141-002-001. The parcel is designated for general industrial use under the Land Use Element of the City of Whittier's General Plan. The property is outlined in Figure 1 - Site Plan and Sample Locations. The site is located at the corner of Sunny Slope Street and Whittier Boulevard and occupies approximately 45,000 square feet. The site was previously occupied by American Cushion Company, a manufacturer of patio furniture. Prior to 1967, the site address was 801 West Whittier Boulevard.

The site was owned and/or operated by Whittier Walnut Growers Association from 1939 to 1942; followed by Sunset Nut Shelling Company from 1942 to 1951; and Sunset Sterna Food Company from 1951 to 1955. American Cushion operated the

site from 1955 to 1987. No records could be located for site usage for the period prior to 1939 (personal communication, E.J. Boranian, Records Management Coordinator, City of Whittier).

According to Mr. John K. Peck, Senior Civil Engineer, and Mr. David Collosi, City of Whittier Engineering Department, a 10-inch and a 6-inch sewer line exists adjacent to the site on the west and the north sides, respectively. The property is only connected to the 6-inch sewer line.

There are no records of a septic tank permit with the City of Whittier, Building and Safety Department, or at the Los Angeles County Building and Safety Department in the City of Bellflower.

1.2.2 Industrial Discharge Permits

A record review at the Industrial Waste Division of the County Sanitation Districts of the Los Angeles indicated that an industrial discharge permit was issued to American Cushion and Tropical Sun Manufacturing Company. The permit was voided in 1985 (personal communication with Mr. Jose A. Saez, Project Engineer, Industrial Waste Division, County Sanitation Districts of Los Angeles County) and no copy was available.

1.2.3 Notices of Violations

A record review at the Los Angeles County Engineer, Hazardous Waste Control Program (personal communications with Mr. Fidencio Domingo), and Department of Health Services, Toxic Substances Control Division (personal communications with Mr. Gary Shultz) indicated that no violation has been issued to American Cushion.

2.0 SITE GEOLOGY

2.1 LOCAL GEOLOGY

The property regionally lies within the La Habra Valley at the west flank of the Puente Hills and is surrounded by the Puente Hills to the northeast, the Whittier Narrows to the north, San Gabriel River to the west, and Coyote Hills to the south. The Whittier fault zone is approximately 800 feet north of the site.

The site is generally underlain by Plio-Pleistocene and Recent deposits. The Fernando Formation (Pliocene) consists of massive fine to coarse grained sandstone containing abundant interbedded pebbly sandstone and conglomerate. The San Pedro Formation (lower Pleistocene) consists of massive coarse-grained friable sand, pebbly sand, and gravel, separated by layers of clay and silty clay. Recent deposits are not easily separated from upper Pleistocene strata; however, where exposed, the latter can be distinguished by their relatively poor consolidation and less weathered character.

The lower Pleistocene San Pedro Formation is an important water-bearing deposit with ground water typically ranging from within 40 to 190 feet of the ground surface.

Based on samples collected from the different borings, the site is generally underlain by a brown clay to silty clay layer from surface to a depth of approximately 3 feet.

3.0 FIELD INVESTIGATIONS

3.1 DRILLING AND SOIL SAMPLING

On August 10 and 11, 1987, seven (7) borings were drilled by A&R Drilling, Inc., Carson California. The concrete at the basement was cored by Penhall Company using a 12-inch diameter cutter. Borings were drilled to a depth of 3 feet using a hand and/or power auger, and soil samples collected every one foot. In addition, two composite near-surface samples were collected from beneath the dip tanks. Soil samples were placed in 16-ounce glass jars which were taped, labeled, and placed on ice in preparation for shipment to the laboratory. The samples were entered into IT chain-of-custody procedures to provide integrity during shipment to the laboratory. The nine surface and near surface samples were collected from 3 areas of the site. Each area's samples were composited into a single sample by the analytical laboratory prior to testing. The surface and near surface soil samples were collected to verify the levels of chemical constituents from areas that appeared to have a higher chemical utilization within the site. Table 1 lists the sample location, method of sampling, number of samples and composites per location for soil samples collected at the site.

4.0 LABORATORY TESTING

4.1 METHODS OF ANALYSIS

Chemical analyses of soil samples were performed by Chemical Research Laboratories (CRL) in Stanton, California. Samples from each area were composited on an equal volume basis by the laboratory. Composited soil samples from each area were analyzed for volatile organic compounds in accordance with U.S. EPA Method 8240; semi-volatile organic compounds in accordance with U.S. EPA Method 8270; and for the constituents on the List of Inorganic Persistent and Bioaccumulative Toxic Substances in accordance with the California Administration Code (CAC), Section 66699, Title 22. Due to the high detection limits of the semi-volatile organic compounds in composite samples (B1A, B1B, B1C, and B3A, B3B, B3C, B3D), the samples were analyzed for total petroleum hydrocarbons in accordance with U.S. EPA Method 418.1.

4.2 SUMMARY OF CHEMICAL ANALYSES

The laboratory test results indicate that total petroleum hydrocarbons (TPH) are present in soil in both the dip tank area (AREA 3), and the soil strip located west of the property (AREA 1). TPH concentrations range from 200 to 500 parts per million (ppm) (see Table 2 and Appendix A). Soil samples from the printing booth area (Area 2) were not analyzed for TPH.

Soil samples from each area were analyzed for volatile organic compounds, semi-volatile organic compounds, and for metals (see Table 2 and

Appendix A). Concentration of lead in Area 1 & 2 exceeded the Soluble Threshold Limit Concentration (STLC) values for Persistent and Bioaccumulative Toxic Substances, according to Section 66699, Title 22 of the California Administrative Code (CAC). In addition, arsenic, cadmium, copper, and zinc exceeded the STLC values in Area 1. None of the compounds exceeded the Total Threshold Limit Concentration (TTLC) values in any area. Concentrations of volatile organic compounds were below the detection limit in all areas. Semi volatiles were detected in Areas 2 and 3. The bis (2-ethylhexyl) phthalate concentration range was 5-11 ppm, while pyrene showed a concentration of 4 ppm.

Soil gas survey was performed by HNu Model 101 Photoionization Analyzer calibrated for direct reading in ppm vol/vol of benzene. HNu readings were in the range of 0.3 to 1.4 ppm throughout the site.

5.0 CONCLUSIONS

American Cushion and Tropical Sun Manufacturing Company operated the site located at 12353 East Whittier, in the City of Whittier from 1955 to 1987.

The site is located at the corner of Sunny Slope Street and Whittier Boulevard and occupies approximately 45,000 square feet of land.

During our initial site inspection on June 15, 1987, three areas of possible environmental concern were identified. These are: (1) the dip tank area located in the southeast corner of the building; (2) the painting booth area; and (3) a soil strip located between the west side of the building and property fence line.

A preliminary environmental assessment of the site's three areas consisted of shallow borings to a maximum depth of 3 feet with soil samples collected every one foot. Samples from each area were composited into one sample in the laboratory. The soil samples were analyzed for total petroleum hydrocarbons, volatile organic compounds, semi-volatile organic compounds, and CAC Title 22 metals.

The soil strip located to the west of the building (Area 1) and the dip tank area (Area 3) have total petroleum hydrocarbons (TPH) in the soil above 100 ppm. From our previous experience with similiar environmental projects, a 100 ppm TPH level is considered to be the approximate action level required for site remediation. The final TPH action level will be determined by the appropriate agency.

Bis (2-ethylhexyl) phthalate was detected in the painting booth and dip tank areas with concentrations ranging from 5 to 11 ppm, respectively. Pyrene, a carcinogenic compound, was detected in the dip tank area only with concentrations of 4 ppm. Since, there are no published action levels for bis (2-ethylhexyl) phthalate or pyrene, the final acceptable levels will have to be determined by the appropriate agency for both compounds.

6.0 RECOMMENDATIONS

The preliminary environmental assessment was intended to provide a general overview of the site. It was not intended to provide lateral, vertical or areal limitations of contamination.

Based on the results of this preliminary environmental assessment, two areas of environmental concern were determined, namely the soil strip located on the west side of the property between the building and the property fence line (Area 1), and the dip tank area (Area 3).

We recommend that Helferty & Debeikes Property (H & D) perform the following:

- Excavation of the TPH contaminated soil from the dip tank area (Area 3), and the soil strip located on the west side of the property. The vertical and lateral extent of TPH contamination can be determined during excavation by an on-site mobile laboratory.

- After completion of the excavation of TPH contaminated soil from the dip tank area, soil samples should be collected from the bottom of the excavation and tested for TPH, bis (2-ethylhexyl) phthalate, and pyrene. Because the vertical extent of the soil contamination has not been determined, the total depth of the proposed excavation work is not known at this time.

- Remove and dispose of the dip tanks and the painting booth (whether contaminated or not) in an appropriate manner.

- Dispose of any contaminated soil in an appropriate landfill after acquiring approvals from the regulatory agencies.

H & D should seek final approval of the cleanup by the appropriate agencies. Our recommendations assume that H & D will completely demolish and remove the existing building and foundations.

This report is prepared for the use of Helferty & Debeikes Property and the conclusion and recommendations made are based on the limited information collected during the survey and our best judgment. IT is not responsible for the accuracy of information provided by people who were interviewed. This report is an opinion-work and no other warranty is either expressed, implied, or made as to the conclusions, advice and recommendations offered in this report.

IT appreciates the opportunity to be of service to Helferty & DeBeikes Property. If you have any questions or require any additional information, please do not hesitate to contact us.

Respectfully submitted,
IT CORPORATION

John M. Warren

John M. Warren, P.E.
Project Manager

SIX:0561-R1

TABLE 1

SUMMARY OF SAMPLING PROGRAM
AMERICAN CUSHION MANUFACTURING COMPANY
WHITTIER, CALIFORNIA
PROJECT 240561

AREA	LOCATION	SAMPLING METHODS	NUMBER OF SAMPLES	NUMBER OF COMPOSITES	DEPTH (feet)
1	Soil Strip located west of the site between building and property fence line	Hand Auger	3	1	1,2,3
2	Painting Booth Area	Hand Auger	2	1	1,2,3
3	Dip Tank Area	Hand Auger and Hand Trowel	4	1	0,1,2,3

SIX:0561-R1T1

TABLE 2

SUMMARY OF SOIL ANALYSES
AMERICAN CUSHION MANUFACTURING COMPANY
WHITTIER, CALIFORNIA
PROJECT 240561

COMPOUND	STLC(1)	TTLC(2)	AREA 1(3)	AREA 2(4)	AREA 3(5)
Total Petroleum Hydrocarbon (mg/kg)	N	N	500	NA	200
bis (2 ethylhexyl) Phthalak mg/kg	N	N	ND(3)	5	11
Pyrene mg/kg	N	N	ND(3)	ND(0.3)	4
Arsenic mg/kg	5	500	11*	2.4	2.2
Cadmium mg/kg	1	100	2*	0.8	0.6
Copper mg/kg	25	2,500	30*	12	11
Lead mg/kg	5	1,000	98.1*	8.4*	2.2
Zinc mg/kg	250	5,000	431*	42	33.3

(1)Soluble Threshold Limit Concentration.
(2)Total Threshold Limit Concentration.
(3)Sample numbers B1A, B1B, and B1C.
(4)Sample numbers B2A and B2B.
(5)Sample numbers B3A, B3B, B3C, and B3D.
mg/kg = milligrams per kilogram - ppm equivalent.
NA = Sample not analyzed for constituents indicated.
ND = This compound was not detected; the limit of detection for this analysis is the amount stated in the table above.
* = Concentrations exceed the Soluble Threshold Limit Concentration (STLC) values for Persistent and Bioaccumulative Toxic Substances, according to Section 66699, Title 22 of the California administration Code (CAC).
N = Not available.

SIX:0561-R1T2

DRAWN BY | RRA 06/18/87
CHECKED BY / APPROVED BY | 10-7-87
DRAWING NUMBER 240561-A1

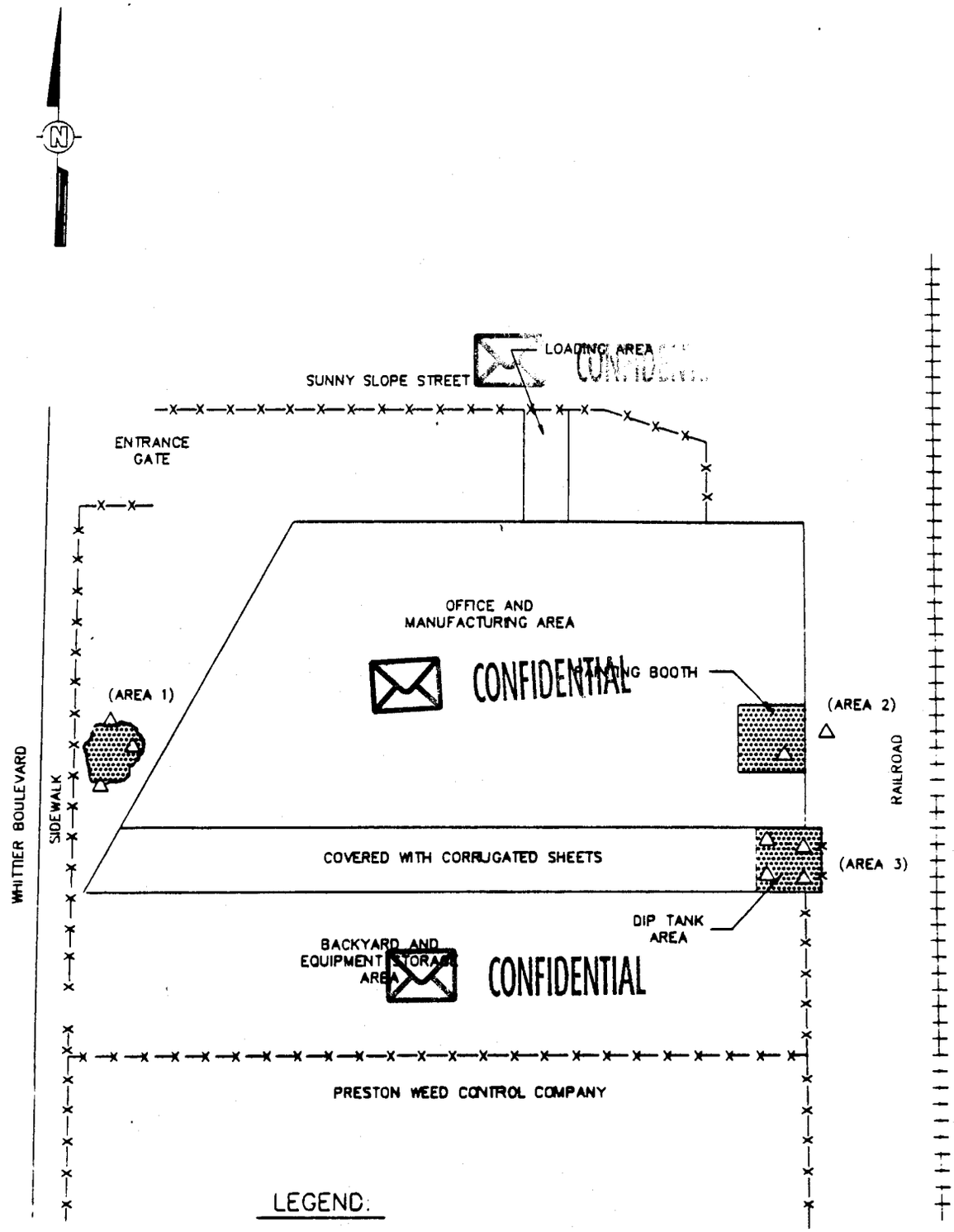

FIGURE 1
SITE PLAN
AMERICAN CUSHION COMPANY
WHITTIER, CALIFORNIA
PREPARED FOR
HELFERTY & DEBEIKES PROPERTY
IRVINE, CALIFORNIA

IT Creating a Safer Tomorrow

DO NOT SCALE THIS DRAWING

Chemical Research Laboratories, Inc.
11631 Seaboard Circle • Stanton CA 90680
(714) 898-6370 • (213) 598-0458

August 21, 1987

IT INTERNATIONAL TECHNOLOGY CORP.
17461 DERIAN AVE. #190
IRVINE, CA 92714
ATTN: JOHN WARREN

ANALYSIS NO.: 722304-001/009
ANALYSES: EPA METHOD 8240, TTLC, MISCELLANEOUS
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
PROJECT: DEBEIKES & SCRUGGS 240561

Enclosed with this letter is the report on the chemical and physical analyses on the samples from ANALYSIS NO: 722304-001/009 shown above.

The samples were received by CRL in a chilled state, intact, and with the chain-of-custody record attached.

Please note that ND( ) means not detected at the detection limit expressed within the parentheses.

REVIEWED AND APPROVED

8/25/87
DATE

Chemical Research Laboratories, Inc.
11631 Seaboard Circle • Stanton, CA 90680
(714) 898-6370 • (213) 598-0458

LABORATORY REPORT

IT INTERNATIONAL TECHNOLOGY CORP.
17461 DERIAN AVE. #190
IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B1A, B1B, B1C
(composite)

ANALYSIS NO.: 722304-002
ANALYSES: TTLC
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/13/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

The following analytical determinations were conducted according to the guideline set forth in the California Administrative Code, Title 22, Chapter 30, Article II (January 12, 1985). The analyses were performed on a total sample digestion.

Parameters	TTLC RESULTS in mg/kg	California Administrative Code Standard STLC, in mg/l	TTLC, in mg/kg
Antimony, Total	ND(3.)	15.	500.
Arsenic, Total	11.	5.	500.
Barium, Total	84.	100.	10,000.
Beryllium, Total	0.21	0.75	75.
Cadmium, Total	2.0	1.	100.
Chromium, Tri.	18.7	560.	2,500.
Chromium, Hex.	ND(1.)	5.	500.
Cobalt, Total	4.3	80.	8,000.
Copper, Total	30.	25.	2,500.
Lead, Total	98.1	5.	1,000.
Mercury, Total	0.04	0.2	20.
Molybdenum, Total	1.1	350.	3,500.
Nickel, Total	13.	20.	2,000.
Selenium, Total	0.08	1.	100.
Silver, Total	0.2	5.	500.
Thallium, Total	0.4	7.	700.
Vanadium, Total	19.	24.	2,400.
Zinc, Total	431.	250.	5,000.

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LABORATORY REPORT

IT INTERNATIONAL TECHNOLOGY CORP.
17461 DERIAN AVE. #190
IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B2A, B2B (composite)

ANALYSIS NO.: 722304-008
ANALYSES: TTLC
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/13/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

The following analytical determinations were conducted according to the guideline set forth in the California Administrative Code, Title 22, Chapter 30, Article II (January 12, 1985). The analyses were performed on a total sample digestion.

	TTLC RESULTS	California Administrative Code Standard	
Parameters	in mg/kg	STLC, in mg/l	TTLC, in mg/kg
Antimony, Total	ND(3.)	15.	500.
Arsenic, Total	2.4	5.	500.
Barium, Total	74.	100.	10,000.
Beryllium, Total	0.25	0.75	75.
Cadmium, Total	0.8	1.	100.
Chromium, Tri.	20.0	560.	2,500.
Chromium, Hex.	ND(1.)	5.	500.
Cobalt, Total	4.4	80.	8,000.
Copper, Total	12.	25.	2,500.
Lead, Total	8.4	5.	1,000.
Mercury, Total	0.04	0.2	20.
Molybdenum, Total	1.2	350.	3,500.
Nickel, Total	14.	20.	2,000.
Selenium, Total	0.07	1.	100.
Silver, Total	0.2	5.	500.
Thallium, Total	0.7	7.	700.
Vanadium, Total	18.	24.	2,400.
Zinc, Total	42.0	250.	5,000.

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LABORATORY REPORT

IT INTERNATIONAL TECHNOLOGY CORP.
17461 DERIAN AVE. #190
IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B3A, B3B, B3C, B3D
(composite)

ANALYSIS NO.: 722304-005
ANALYSES: TTLC
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/13/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

The following analytical determinations were conducted according to the guideline set forth in the California Administrative Code, Title 22, Chapter 30, Article II (January 12, 1985). The analyses were performed on a total sample digestion.

Parameters	TTLC RESULTS in mg/kg	California Administrative Code Standard STLC, in mg/l	TTLC, in mg/kg
Antimony, Total	ND(3.)	15.	500.
Arsenic, Total	2.2	5.	500.
Barium, Total	52.	100.	10,000.
Beryllium, Total	0.25	0.75	75.
Cadmium, Total	0.6	1.	100.
Chromium, Tri.	18.9	560.	2,500.
Chromium, Hex.	ND(1.)	5.	500.
Cobalt, Total	4.2	80.	8,000.
Copper, Total	11.	25.	2,500.
Lead, Total	2.2	5.	1,000.
Mercury, Total	0.03	0.2	20.
Molybdenum, Total	1.5	350.	3,500.
Nickel, Total	13.	20.	2,000.
Selenium, Total	0.07	1.	100.
Silver, Total	0.2	5.	500.
Thallium, Total	0.5	7.	700.
Vanadium, Total	19.	24.	2,400.
Zinc, Total	33.3	250.	5,000.

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LABORATORY REPORT

IT INTERNATIONAL TECHNOLOGY CORP.
17461 DERIAN AVE. #190
IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B1A, B1B, B1C
(composite)

ANALYSIS NO.: 722304-001
ANALYSES: EPA METHOD 8240
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/13/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

EPA METHODS 624/8240 VOLATILE POLLUTANTS DATA SHEET

	ug/kg		ug/kg
Chloromethane	ND(10.)	1,2-Dichloropropane	ND(5.)
Bromomethane	ND(10.)	Trans-1,3-Dichloropropene	ND(5.)
Vinyl Chloride	ND(10.)	Trichloroethane	ND(5.)
Chloroethane	ND(10.)	Dibromochloromethane	ND(5.)
Methylene Chloride	ND(5.)	1,1,2-Trichloroethane	ND(5.)
Acetone	ND(10.)	Benzene	ND(5.)
Carbon Disulfide	ND(5.)	cis-1,3-Dichloropropene	ND(5.)
1,1-Dichloroethene	ND(5.)	2-Chloroethylvinyl ether	ND(10.)
1,1-Dichloroethane	ND(5.)	Bromoform	ND(5.)
Trans-1,2-Dichloroethene	ND(5.)	4-Methyl-2-Pentanone	ND(10.)
Chloroform	ND(5.)	2-Hexanone	ND(10.)
1,2-Dichloroethane	ND(5.)	Tetrachloroethene	ND(5.)
2-Butanone	ND(10.)	1,1,2,2-Tetrachloroethane	ND(5.)
1,1,1-Trichloroethane	ND(5.)	Toluene	ND(5.)
Carbon Tetrachloride	ND(5.)	Chlorobenzene	ND(5.)
Vinyl Acetate	ND(10.)	Ethylbenzene	ND(5.)
Bromodichloromethane	ND(5.)	Styrene	ND(5.)
		Total Xylenes	ND(5.)

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LABORATORY REPORT

IT INTERNATIONAL TECHNOLOGY CORP.
17461 DERIAN AVE. #190
IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B2A, B2B (composite)

ANALYSIS NO.: 722304-003
ANALYSES: EPA METHOD 8240
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/13/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

EPA METHODS 624/8240 VOLATILE POLLUTANTS DATA SHEET

	ug/kg		ug/kg
Chloromethane	ND(10.)	1,2-Dichloropropane	ND(5.)
Bromomethane	ND(10.)	Trans-1,3-Dichloropropene	ND(5.)
Vinyl Chloride	ND(10.)	Trichloroethane	ND(5.)
Chloroethane	ND(10.)	Dibromochloromethane	ND(5.)
Methylene Chloride	ND(5.)	1,1,2-Trichloroethane	ND(5.)
Acetone	ND(10.)	Benzene	ND(5.)
Carbon Disulfide	ND(5.)	cis-1,3-Dichloropropene	ND(5.)
1,1-Dichloroethene	ND(5.)	2-Chloroethylvinyl ether	ND(10.)
1,1-Dichloroethane	ND(5.)	Bromoform	ND(5.)
Trans-1,2-Dichloroethene	ND(5.)	4-Methyl-2-Pentanone	ND(10.)
Chloroform	ND(5.)	2-Hexanone	ND(10.)
1,2-Dichloroethane	ND(5.)	Tetrachloroethene	ND(5.)
2-Butanone	ND(10.)	1,1,2,2-Tetrachloroethane	ND(5.)
1,1,1-Trichloroethane	ND(5.)	Toluene	ND(5.)
Carbon Tetrachloride	ND(5.)	Chlorobenzene	ND(5.)
Vinyl Acetate	ND(10.)	Ethylbenzene	ND(5.)
Bromodichloromethane	ND(5.)	Styrene	ND(5.)
		Total Xylenes	ND(5.)

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IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B3A, B3B, B3C, B3D
(composite)

ANALYSIS NO.: 722304-002
ANALYSES: EPA METHOD 8240
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/13/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

EPA METHODS 624/8240 VOLATILE POLLUTANTS DATA SHEET

	ug/kg		ug/kg
Chloromethane	ND(10.)	1,2-Dichloropropane	ND(5.)
Bromomethane	ND(10.)	Trans-1,3-Dichloropropene	ND(5.)
Vinyl Chloride	ND(10.)	Trichloroethane	ND(5.)
Chloroethane	ND(10.)	Dibromochloromethane	ND(5.)
Methylene Chloride	ND(5.)	1,1,2-Trichloroethane	ND(5.)
Acetone	ND(10.)	Benzene	ND(5.)
Carbon Disulfide	ND(5.)	cis-1,3-Dichloropropene	ND(5.)
1,1-Dichloroethene	ND(5.)	2-Chloroethylvinyl ether	ND(10.)
1,1-Dichloroethane	ND(5.)	Bromoform	ND(5.)
Trans-1,2-Dichloroethene	ND(5.)	4-Methyl-2-Pentanone	ND(10.)
Chloroform	ND(5.)	2-Hexanone	ND(10.)
1,2-Dichloroethane	ND(5.)	Tetrachloroethene	ND(5.)
2-Butanone	ND(10.)	1,1,2,2-Tetrachloroethane	ND(5.)
1,1,1-Trichloroethane	ND(5.)	Toluene	ND(5.)
Carbon Tetrachloride	ND(5.)	Chlorobenzene	ND(5.)
Vinyl Acetate	ND(10.)	Ethylbenzene	ND(5.)
Bromodichloromethane	ND(5.)	Styrene	ND(5.)
		Total Xylenes	ND(5.)

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IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B1A, B1B, B1C
(composite)

ANALYSIS NO.: 722304-002
ANALYSES: EPA METHOD 8270
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/24/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

EPA METHODS 625/8270 SEMI-VOLATILE POLLUTANTS DATA SHEET

	mg/kg		mg/kg
Phenol	ND(3.)	Acenaphthene	ND(3.)
bis(2-Chloroethyl)ether	ND(3.)	2,4-Dinitrophenol	ND(15.)
2-Chlorophenol	ND(3.)	4-Nitrophenol	ND(15.)
1,3-Dichlorobenzene	ND(3.)	Dibenzofuran	ND(3.)
1,4-Dichlorobenzene	ND(3.)	2,4-Dinitrotoluene	ND(3.)
Benzyl Alcohol	ND(3.)	2,6 Dinitrotoluene	ND(3.)
1,2-Dichlorobenzene	ND(3.)	Diethylphthalate	ND(3.)
2-Methylphenol	ND(3.)	4-Chlorophenyl-phenylether	ND(3.)
bis(2-chloroisopropyl)ether	ND(3.)	Fluorene	ND(3.)
4-Methylphenol	ND(3.)	4-Nitroaniline	ND(15.)
N-Nitroso-Di-n-Propylamine	ND(3.)	4,6-Dinitro-2-Methylphenol	ND(15.)
Hexachloroethane	ND(3.)	N-Nitrosodiphenylamine (1)	ND(3.)
Nitrobenzene	ND(3.)	4-Bromophenyl-phenylether	ND(3.)
Isophorone	ND(3.)	Hexachlorobenzene	ND(3.)
2-Nitrophenol	ND(3.)	Pentachlorophenol	ND(15.)
2,4-Dimethylphenol	ND(3.)	Phenanthrene	ND(3.)
Benzoic Acid	ND(15.)	Anthracene	ND(3.)
bis-(2-Chloroethoxy)methane	ND(3.)	Di-n-Butylphthalate	ND(3.)
2,4-Dichlorophenol	ND(3.)	Fluoranthene	ND(3.)
1,2,4-Trichlorobenzene	ND(3.)	Pyrene	ND(3.)
Naphthalene	ND(3.)	Butylbenzylphthalate	ND(3.)
4-Chloroanline	ND(3.)	3,3-Dichlorobenzidine	ND(6.)
Hexachlorobutadiene	ND(3.)	Benzo(a)Anthracene	ND(3.)
4-Chloro-3-Methylphenol	ND(3.)	bis(2-Ethylhexyl)Phthalate	ND(3.)
2-Methylnaphthalene	ND(3.)	Chrysene	ND(3.)
Hexachlorocyclopentadiene	ND(3.)	Di-n-Octyl Phthalate	ND(3.)
2,4,6-Trichlorophenol	ND(3.)	Benzo(b)Fluoranthene	ND(3.)
2,4,5-Trichlorophenol	ND(3.)	Benzo(k)Fluoranthene	ND(3.)
2-Chloronaphthalene	ND(3.)	Benzo(a)Pyrene	ND(3.)
2-Nitroaniline	ND(15.)	Indeno(1,2,3-cd)Pyrene	ND(3.)
Dimethyl Phthalate	ND(3.)	Dibenz(a,h)Anthracene	ND(3.)
Acenaphthylene	ND(3.)	Benzo(g,h,i)Perylene	ND(3.)
3-Nitroaniline	ND(15.)		

Chemical Research Laboratories, Inc.
11631 Seaboard Circle • Stanton, CA 90680
(714) 898-6370 • (213) 598-0458

LABORATORY REPORT

IT INTERNATIONAL TECHNOLOGY CORP.
17461 DERIAN AVE. #190
IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B2A, B2B
(composite)

ANALYSIS NO.: 722304-008
ANALYSES: EPA METHOD 8270
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/24/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

EPA METHODS 625/8270 SEMI-VOLATILE POLLUTANTS DATA SHEET

	mg/kg		mg/kg
Phenol	ND(0.3)	Acenaphthene	ND(0.3)
bis(2-Chloroethyl)ether	ND(0.3)	2,4-Dinitrophenol	ND(1.)
2-Chlorophenol	ND(0.3)	4-Nitrophenol	ND(1.)
1,3-Dichlorobenzene	ND(0.3)	Dibenzofuran	ND(0.3)
1,4-Dichlorobenzene	ND(0.3)	2,4-Dinitrotoluene	ND(0.3)
Benzyl Alcohol	ND(0.3)	2,6 Dinitrotoluene	ND(0.3)
1,2-Dichlorobenzene	ND(0.3)	Diethylphthalate	ND(0.3)
2-Methylphenol	ND(0.3)	4-Chlorophenyl-phenylether	ND(0.3)
bis(2-chloroisopropyl)ether	ND(0.3)	Fluorene	ND(0.3)
4-Methylphenol	ND(0.3)	4-Nitroaniline	ND(1.)
N-Nitroso-Di-n-Propylamine	ND(0.3)	4,6-Dinitro-2-Methylphenol	ND(1.)
Hexachloroethane	ND(0.3)	N-Nitrosodiphenylamine (1)	ND(0.3)
Nitrobenzene	ND(0.3)	4-Bromophenyl-phenylether	ND(0.3)
Isophorone	ND(0.3)	Hexachlorobenzene	ND(0.3)
2-Nitrophenol	ND(0.3)	Pentachlorophenol	ND(1.)
2,4-Dimethylphenol	ND(0.3)	Phenanthrene	ND(0.3)
Benzoic Acid	ND(1.)	Anthracene	ND(0.3)
bis-(2-Chloroethoxy)methane	ND(0.3)	Di-n-Butylphthalate	ND(0.3)
2,4-Dichlorophenol	ND(0.3)	Fluoranthene	ND(0.3)
1,2,4-Trichlorobenzene	ND(0.3)	Pyrene	ND(0.3)
Naphthalene	ND(0.3)	Butylbenzylphthalate	ND(0.3)
4-Chloroanline	ND(0.3)	3,3-Dichlorobenzidine	ND(1.)
Hexachlorobutadiene	ND(0.3)	Benzo(a)Anthracene	ND(0.3)
4-Chloro-3-Methylphenol	ND(0.3)	bis(2-Ethylhexyl)Phthalate	5.
2-Methylnaphthalene	ND(0.3)	Chrysene	ND(0.3)
Hexachlorocyclopentadiene	ND(0.3)	Di-n-Octyl Phthalate	ND(0.3)
2,4,6-Trichlorophenol	ND(0.3)	Benzo(b)Fluoranthene	ND(0.3)
2,4,5-Trichlorophenol	ND(0.3)	Benzo(k)Fluoranthene	ND(0.3)
2-Chloronaphthalene	ND(0.3)	Benzo(a)Pyrene	ND(0.3)
2-Nitroaniline	ND(1.)	Indeno(1,2,3-cd)Pyrene	ND(0.3)
Dimethyl Phthalate	ND(0.3)	Dibenz(a,h)Anthracene	ND(0.3)
Acenaphthylene	ND(0.3)	Benzo(g,h,i)Perylene	ND(0.3)
3-Nitroaniline	ND(1.)		

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LABORATORY REPORT

IT INTERNATIONAL TECHNOLOGY CORP.
17461 DERIAN AVE. #190
IRVINE, CA 92714
ATTN: JOHN WARREN

SAMPLE I.D.: B3A, B3B, B3C, B3D
(composite)

ANALYSIS NO.: 722304-005
ANALYSES: EPA METHOD 8270
DATE SAMPLED: 8/10/87
DATE SAMPLE REC'D: 8/11/87
DATE ANALYZED: 8/24/87
SAMPLE TYPE: SOIL
PROJECT: DEBEIKES & SCRUGGS
240561

EPA METHODS 625/8270 SEMI-VOLATILE POLLUTANTS DATA SHEET

	mg/kg		mg/kg
Phenol	ND(3.)	Acenaphthene	ND(3.)
bis(2-Chloroethyl)ether	ND(3.)	2,4-Dinitrophenol	ND(15.)
2-Chlorophenol	ND(3.)	4-Nitrophenol	ND(15.)
1,3-Dichlorobenzene	ND(3.)	Dibenzofuran	ND(3.)
1,4-Dichlorobenzene	ND(3.)	2,4-Dinitrotoluene	ND(3.)
Benzyl Alcohol	ND(3.)	2,6 Dinitrotoluene	ND(3.)
1,2-Dichlorobenzene	ND(3.)	Diethylphthalate	ND(3.)
2-Methylphenol	ND(3.)	4-Chlorophenyl-phenylether	ND(3.)
bis(2-chloroisopropyl)ether	ND(3.)	Fluorene	ND(3.)
4-Methylphenol	ND(3.)	4-Nitroaniline	ND(15.)
N-Nitroso-Di-n-Propylamine	ND(3.)	4,6-Dinitro-2-Methylphenol	ND(15.)
Hexachloroethane	ND(3.)	N-Nitrosodiphenylamine (1)	ND(3.)
Nitrobenzene	ND(3.)	4-Bromophenyl-phenylether	ND(3.)
Isophorone	ND(3.)	Hexachlorobenzene	ND(3.)
2-Nitrophenol	ND(3.)	Pentachlorophenol	ND(15.)
2,4-Dimethylphenol	ND(3.)	Phenanthrene	ND(3.)
Benzoic Acid	ND(15.)	Anthracene	ND(3.)
bis-(2-Chloroethoxy)methane	ND(3.)	Di-n-Butylphthalate	ND(3.)
2,4-Dichlorophenol	ND(3.)	Fluoranthene	ND(3.)
1,2,4-Trichlorobenzene	ND(3.)	Pyrene	4.
Naphthalene	ND(3.)	Butylbenzylphthalate	ND(3.)
4-Chloroanline	ND(3.)	3,3-Dichlorobenzidine	ND(6.)
Hexachlorobutadiene	ND(3.)	Benzo(a)Anthracene	ND(3.)
4-Chloro-3-Methylphenol	ND(3.)	bis(2-Ethylhexyl)Phthalate	11.
2-Methylnaphthalene	ND(3.)	Chrysene	ND(3.)
Hexachlorocyclopentadiene	ND(3.)	Di-n-Octyl Phthalate	ND(3.)
2,4,6-Trichlorophenol	ND(3.)	Benzo(b)Fluoranthene	ND(3.)
2,4,5-Trichlorophenol	ND(3.)	Benzo(k)Fluoranthene	ND(3.)
2-Chloronaphthalene	ND(3.)	Benzo(a)Pyrene	ND(3.)
2-Nitroaniline	ND(15.)	Indeno(1,2,3-cd)Pyrene	ND(3.)
Dimethyl Phthalate	ND(3.)	Dibenz(a,h)Anthracene	ND(3.)
Acenaphthylene	ND(3.)	Benzo(g,h,i)Perylene	ND(3.)
3-Nitroaniline	ND(15.)		

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LABORATORY REPORT

IT CORPORATION
17461 Derian
Irvine, CA 92714
ATTN: Mr. John Warren

ANALYSIS NO.: 724001-001/002
ANALYSES: EPA Method 418.1
DATE SAMPLED: 08/10/87
DATE SAMPLE REC'D: 08/10/87
DATE ANALYZED: 08/28/87
SAMPLE TYPE: Soil
PROJECT: Debeikes and Scruggs 240561

SAMPLE IDENTIFICATION	TOTAL PETROLEUM HYDROCARBONS EPA METHOD 418.1 (mg/kg)
B1 A,B,C (Composite)	500.
B3 A,B,C,D (Composite)	200.

INTERNATIONAL TECHNOLOGY CORPORATION

CHAIN-OF-CUSTODY RECORD

R/A Control No. 017899

C/C Control No. 40127

PROJECT NAME/NUMBER DEBELIEC & SCRUGGS 240561

LAB DESTINATION CHEMICAL RESEARCH LAB.

SAMPLE TEAM MEMBERS ABRAM ELOSKOF

CARRIER/WAYBILL NO.

Sample Number	Sample Location and Description	Date and Time Collected	Sample Type	Container Type	Condition on Receipt (Name and Date)	Disposal Record No.
B1A	MIDDLE OF SOIL STRIP - BETWEEN	8.10.87	SOIL	500 ML JAR		
B1B	NEST SIDE OF THE BUILDING AND					
B1C	PROPERTY FENCE LINE - 3' BG.					
B3A	COMPOSITE OF SURFACE SAMPLES 0-3"					
B3B	DIP TANK AREA - MIDDLE SOUTH SIDE (3')					
B3C	DIP TANK AREA - SOUTH EAST CORNER (3')					
B3D	COMPOSITE OF SURFACE SAMPLES 0-3"					
B2B	EAST OF PAINT BOTH - 3' B.G.					
B2A	BENEATH THE PAINT BOOTH - BASEMENT					
[illegible]	3' BELOW GRADE					

Special Instructions: KEEP SAMPLES ON ICE - CALL WITH VERBAL RESULTS BY FRIDAY NOON (8/14/87)

Possible Sample Hazards:

SIGNATURES: (Name, Company, Date and Time)

1. Relinquished By: ABRAM ELOSKOF (ITC) - 8/11/87 2:00

   Received By: Clifford N. Lang 8/11/87

2. Relinquished By:

   Received By:

3. Relinquished By:

   Received by:

4. Relinquished By:

   Received By:

WHITE - To accompany samples
YELLOW - Field copy